



PLANNING COMMISSION MEETING AGENDA REGULAR MEETING

500 W. Big Beaver
Troy, MI 48084
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planning@troymi.gov

Robert Schultz, Chair, Mark J. Vleck, Vice Chair
Michael W. Hutson, Mark Maxwell, Philip Sanzica, Thomas Strat
John J. Tagle, Lon M. Ullmann, and Wayne Wright

November 11, 2008

7:30 P.M.

Council Chambers

1. ROLL CALL (Resolution to excuse absent members if necessary)
2. APPROVAL OF AGENDA
3. MINUTES – October 28, 2008 Special/Study Meeting
4. PUBLIC COMMENTS – For Items Not on the Agenda

REZONING REQUESTS

5. PUBLIC HEARING – REZONING APPLICATION (Z-732) – Proposed Office Building, South side of Wattles Road, East of Rochester Road (1100 and 1120 Wattles Road), Section 23, From R-1C (One Family Residential) to O-1 (Low Rise Office) District
6. PUBLIC HEARING – REZONING APPLICATION (Z-733) – Proposed Maple Business Center, North side of Maple Road, East of Castleton (2795 E. Maple Road), Section 25, From R-1E (One Family Residential) to B-1 (Local Business) District

SITE CONDOMINIUM SITE PLANS

7. SITE CONDOMINIUM SITE PLAN REVIEW – Proposed Oak Forest Site Condominium, 76 units/lots proposed, South side of Square Lake Road, West of John R and East of Willow Grove, Section 11, Zoned R-1C (One Family Residential) District
8. SITE CONDOMINIUM SITE PLAN REVIEW – Proposed Oak Forest South Site Condominium, 24 units/lots proposed, South of Square Lake Road, East side of Willow Grove, Section 11, Zoned R-1C (One Family Residential) District

9. SITE CONDOMINIUM SITE PLAN REVIEW – Adams Road Site Condominium (Renewal), 5 units/lots proposed, East side of Adams, South of South Blvd., Section 6, Zoned R-1A (One Family Residential) District

SITE PLAN REVIEW

10. SITE PLAN REVIEW (SP-883 C) – Proposed Addition and Parking Lot Expansion and Consent Judgment Amendment, Heartland Health Care Skilled Nursing Facility (925 South Blvd.), South side of South Blvd., East of Livernois, Section 3, Zoned R-1B (One Family Residential) and O-1 (Low Rise Office) Districts (controlled by Consent Judgment)

SITE PLAN RENEWAL

11. SITE PLAN RENEWAL (SP-944) – Existing Office/Research Building, Proposed Parking Lot Expansion, East side of Stephenson Hwy (466 Stephenson Hwy), North of Fourteen Mile Road, Section 35 – R-C (Research Center) and O-M (Office Mid-Rise) Districts

PLANNED UNIT DEVELOPMENT

12. PLANNED UNIT DEVELOPMENT (PUD 10) – Proposed Big Beaver and Kilmer Planned Unit Development, Northeast Corner of Big Beaver and Kilmer, Section 22, Currently Zoned O-1 (Low Rise Office) and R-1E (One Family Residential) Districts

OTHER ITEMS

13. APPROVAL OF 2009 PLANNING COMMISSION MEETING SCHEDULE
14. PUBLIC COMMENTS – Items on Current Agenda
15. PLANNING COMMISSION COMMENTS

ADJOURN

NOTICE: People with disabilities needing accommodations for effective participation in this meeting should contact the City Clerk by e-mail at clerk@troymi.gov or by calling (248) 524-3317 at least two working days in advance of the meeting. An attempt will be made to make reasonable accommodations.